

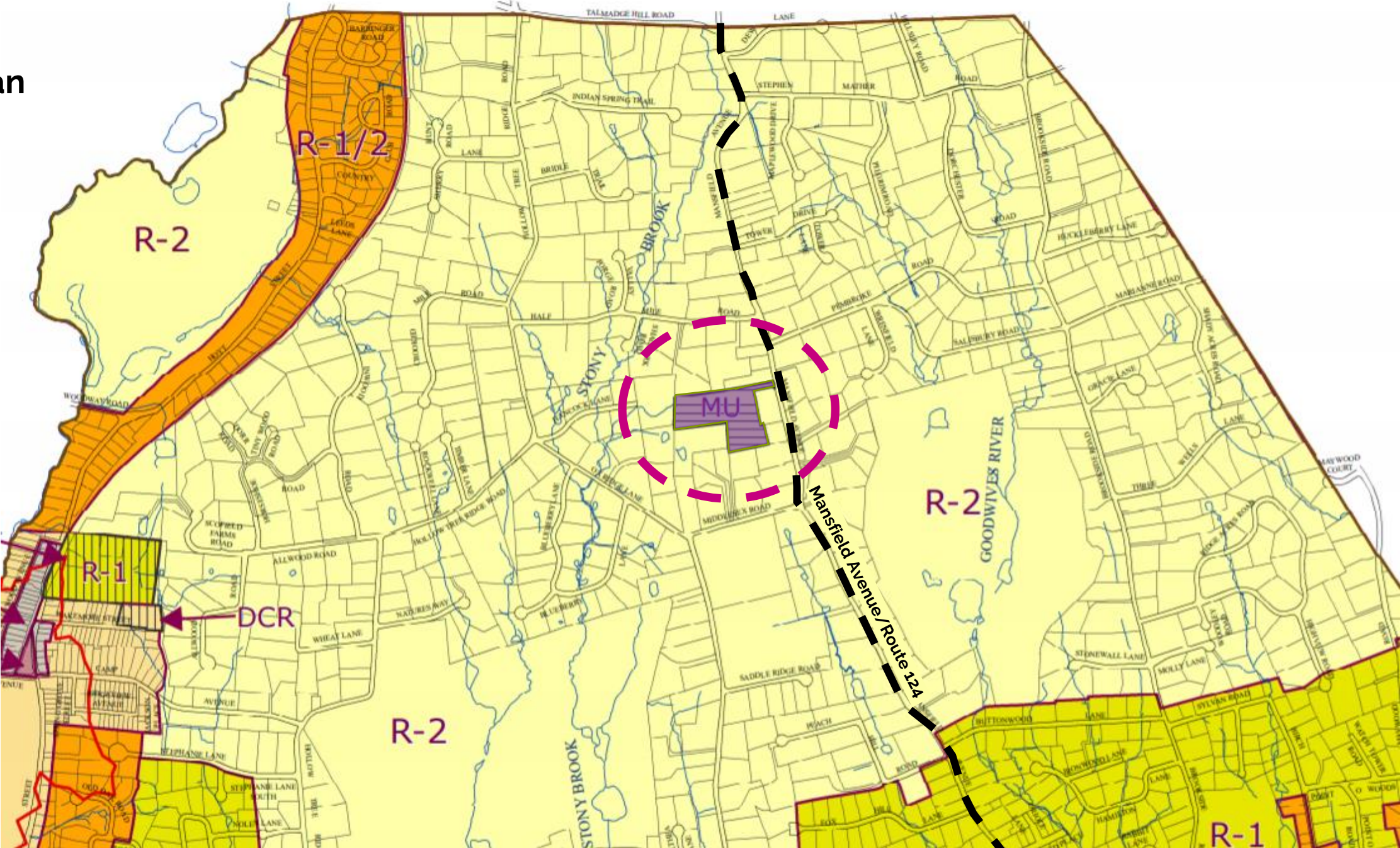


Ox Ridge Elementary School

Presentation to the Planning & Zoning Commission

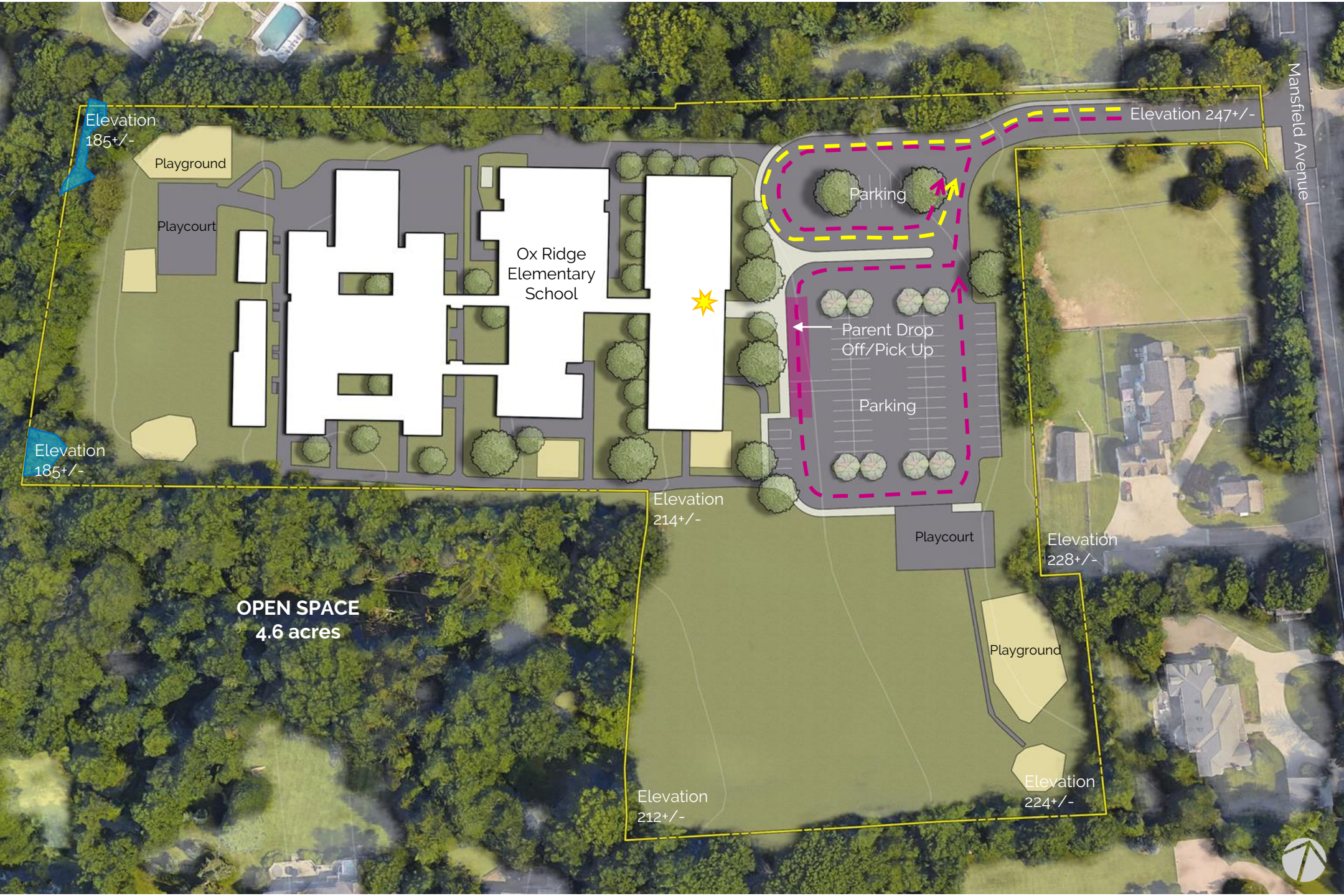
May 12, 2020

Zoning and Context Plan






Existing Site Plan

395 Mansfield Avenue
Site: 9.86 acres



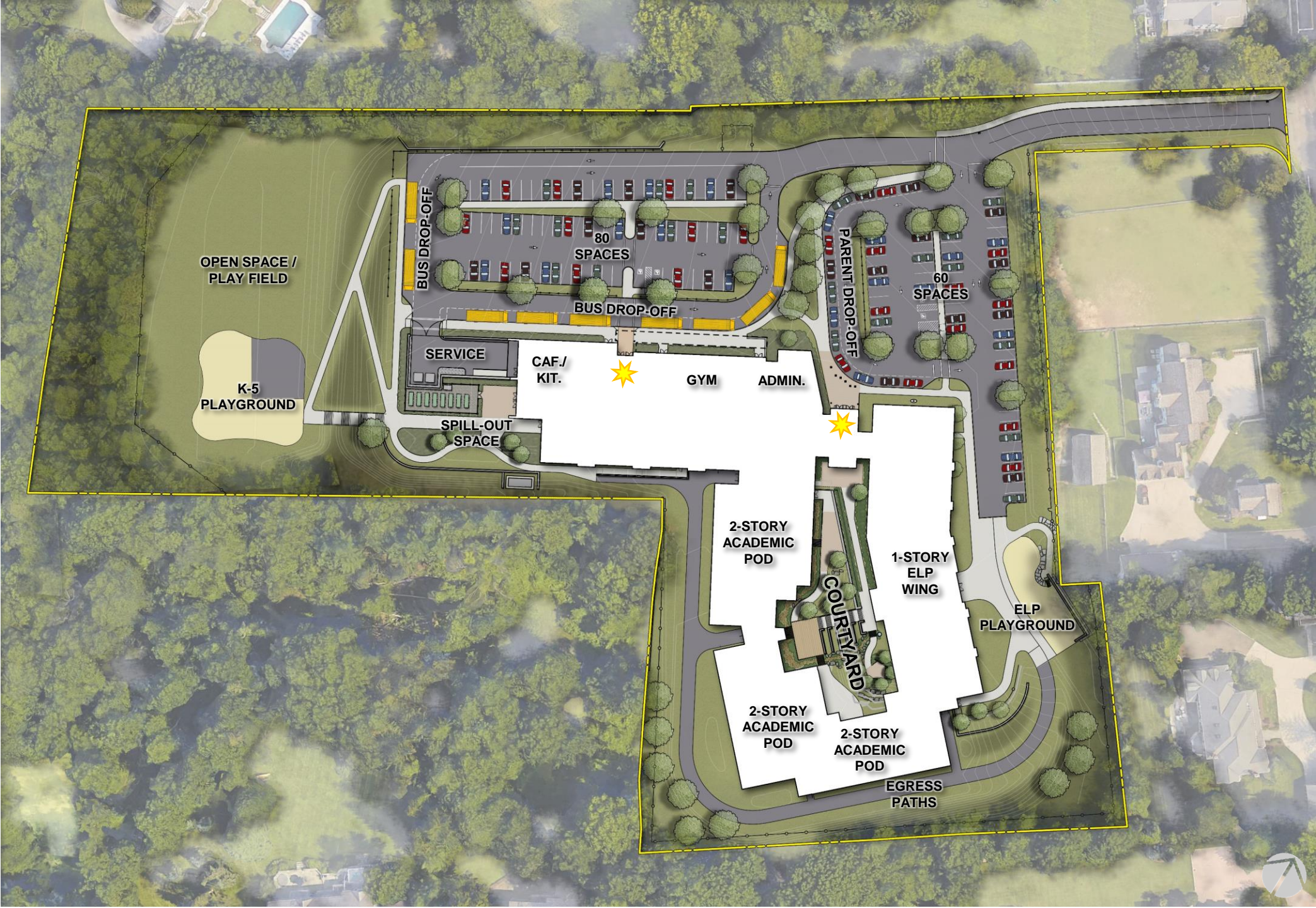
OPEN SPACE
4.6 acres

LEGEND:

-  Bus Loop
-  Vehicular Circulation
-  Wetland

May 12, 2020

Proposed Site Plan



Entry from Driveway



Main Entry



Bus Entry



Bus Entry



Assembly Wing - West Façade



Southeast Corner of ELP Classrooms



ELP – East Façade and Playground



Courtyard – Lower Level



Courtyard – Upper Level



Courtyard – Upper Level



Zoning Building Height

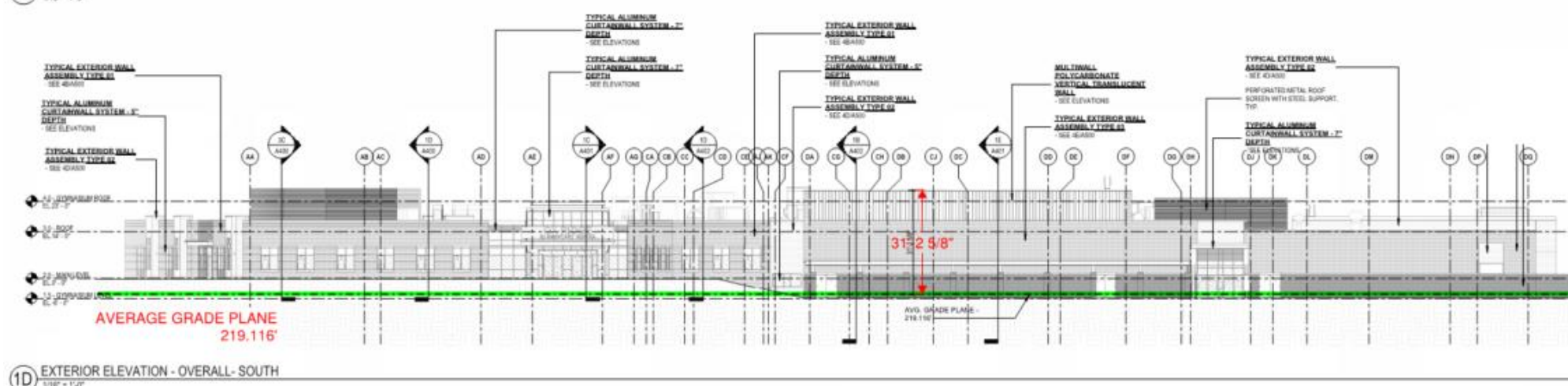
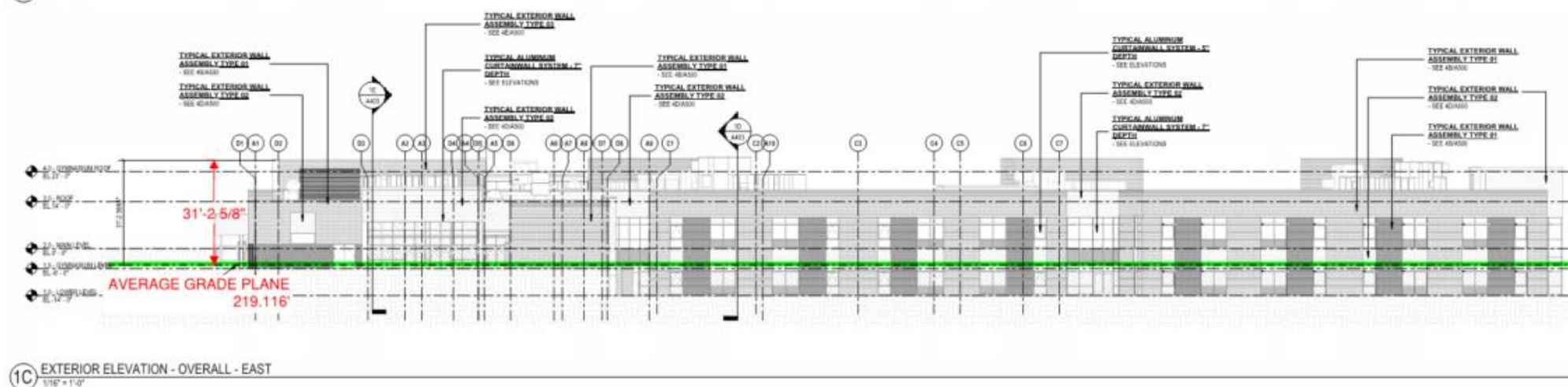
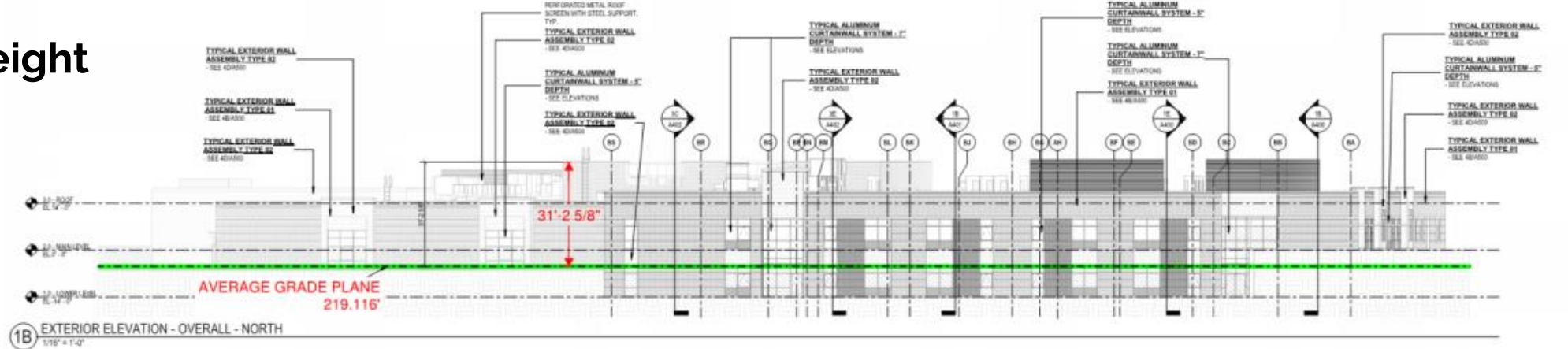
31'-2 5/8" Building Height

Average Grade Plane: 219.116'

Main Level Floor: 224'

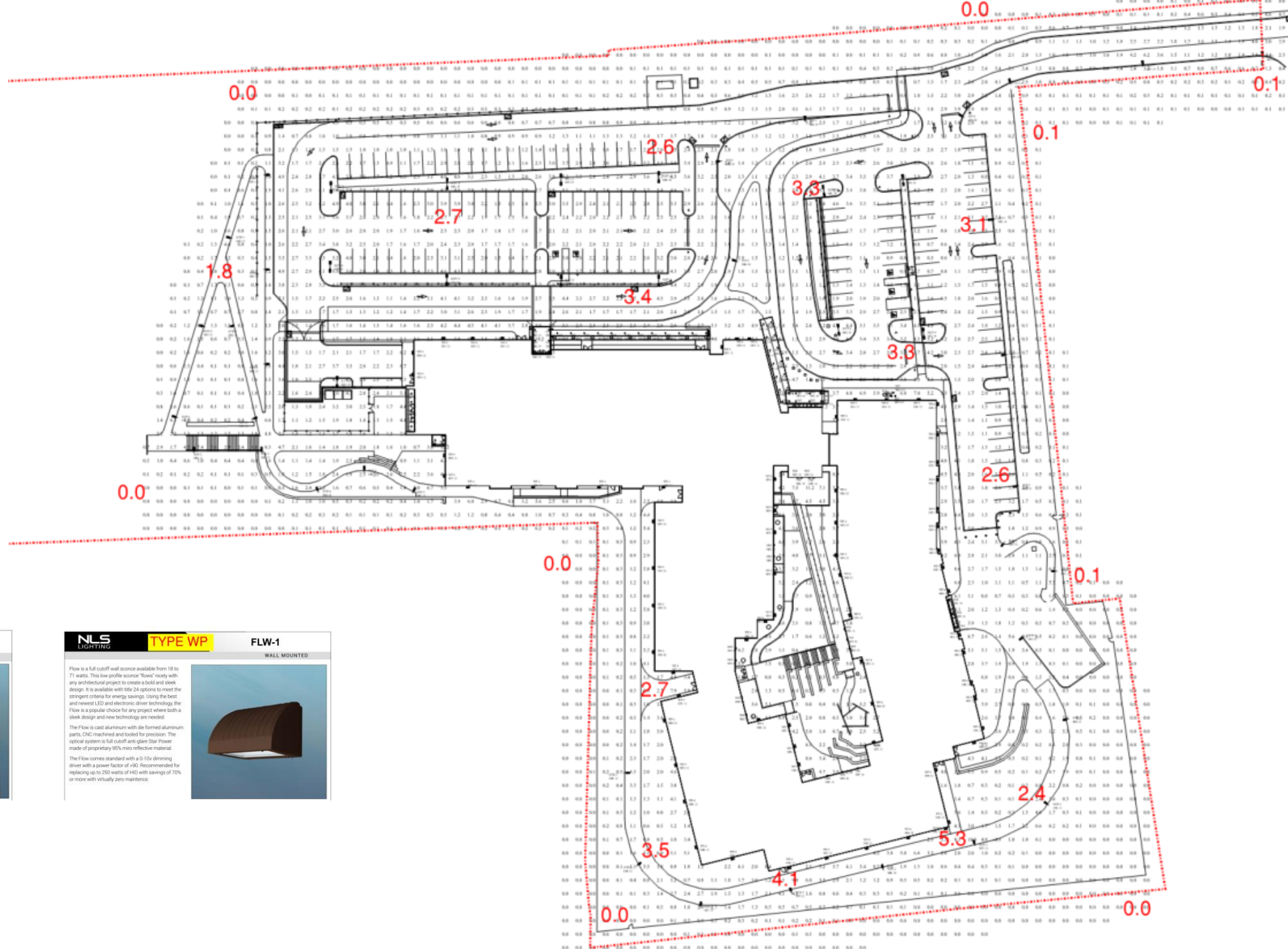
Assembly Level Floor: 218'

Lower Level Floor: 210'



Site Lighting Plan

With Photometrics



NLS LIGHTING

TYPE SLP & SLW

Trac is energy efficient—a great choice for any Parking lot, Pedestrian Scale or Commercial application.

Micro Optics are recessed within the fixture's surface and can throw light distribution up to five mounting heights, creating powerful uniformity.

Kelvin temperatures are available in warm (3000), neutral (4000) and cool (5000).

The Trac conforms to the strictest Made in America standards and is designed, toolled, fabricated and assembled in the USA.

See SQ Rectangular Aluminum Pole

TRAC
ARCHITECTURAL LIGHTING

NLS LIGHTING

TYPE WP

Flow is a full cutoff wall sconce available from 18 to 71 watts. This low profile sconce "flows" nicely with any architectural project to create a bold and sleek design. It is available with site 24 options to meet the stringent criteria for energy savings. Using the best and newest LED and electronic driver technology the Flow is a popular choice for any project where both a sleek design and new technology are needed.

The Flow is cast aluminum with deformed aluminum parts, CNC machined and toolled for precision. The optical system is full cutoff anti-glare (Star Power) made of proprietary 90% micro reflective material.

The Flow comes standard with a 0-10v dimming driver with a power factor of >0.9. Recommended for replacing up to 250 watts of HID with savings of 70% or more with virtually zero maintenance.

FLW-1
WALL MOUNTED

**Zoning
Setbacks:**

**MU Overlay
Setbacks:**

Front: 25' (Plus 50' for
parcel as Rear lot)

Side: 25' to no less
than 8'

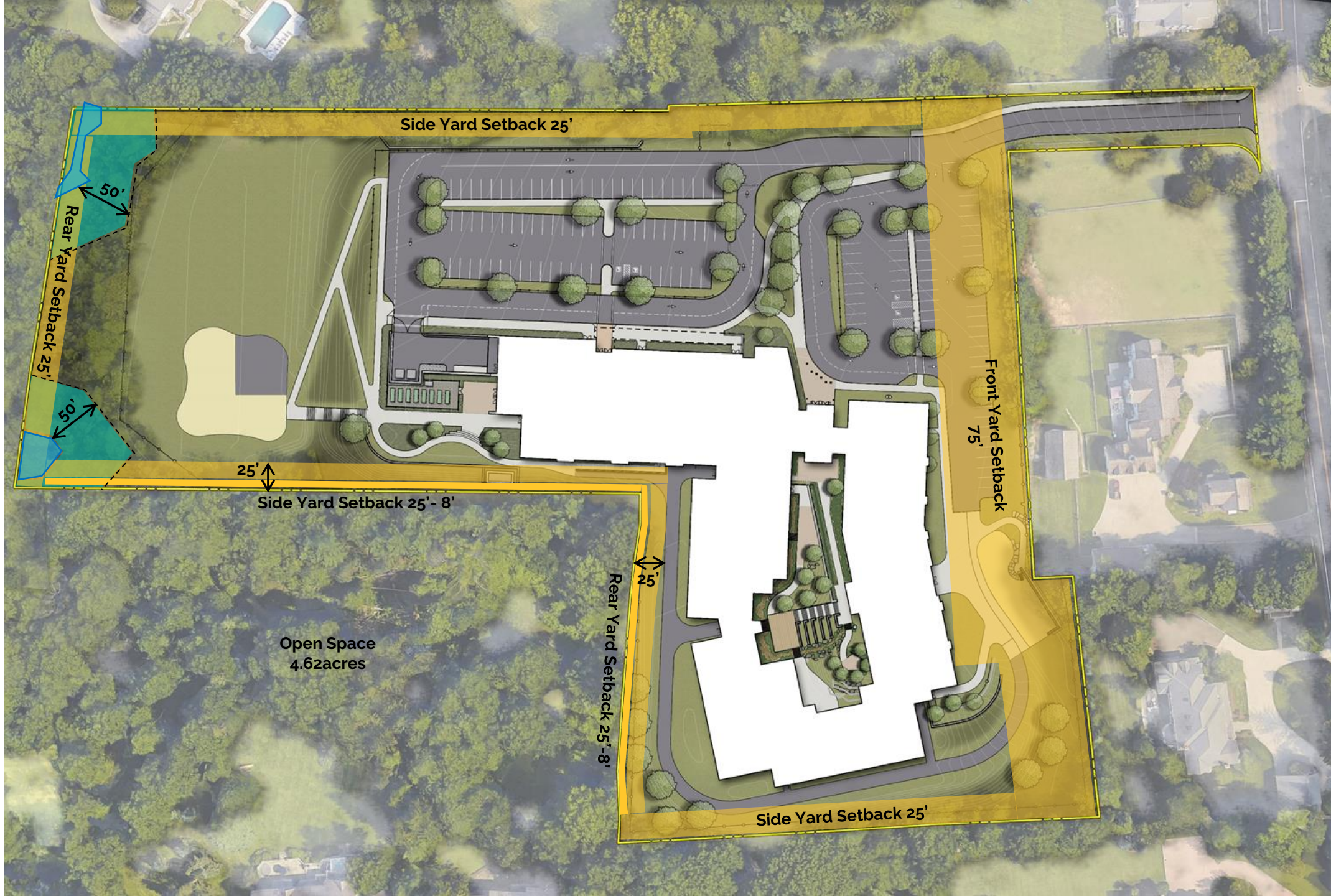
Rear: 25' to no less
than 8'

**R-2 Zone Setback (1
family 2 acre Zone):**

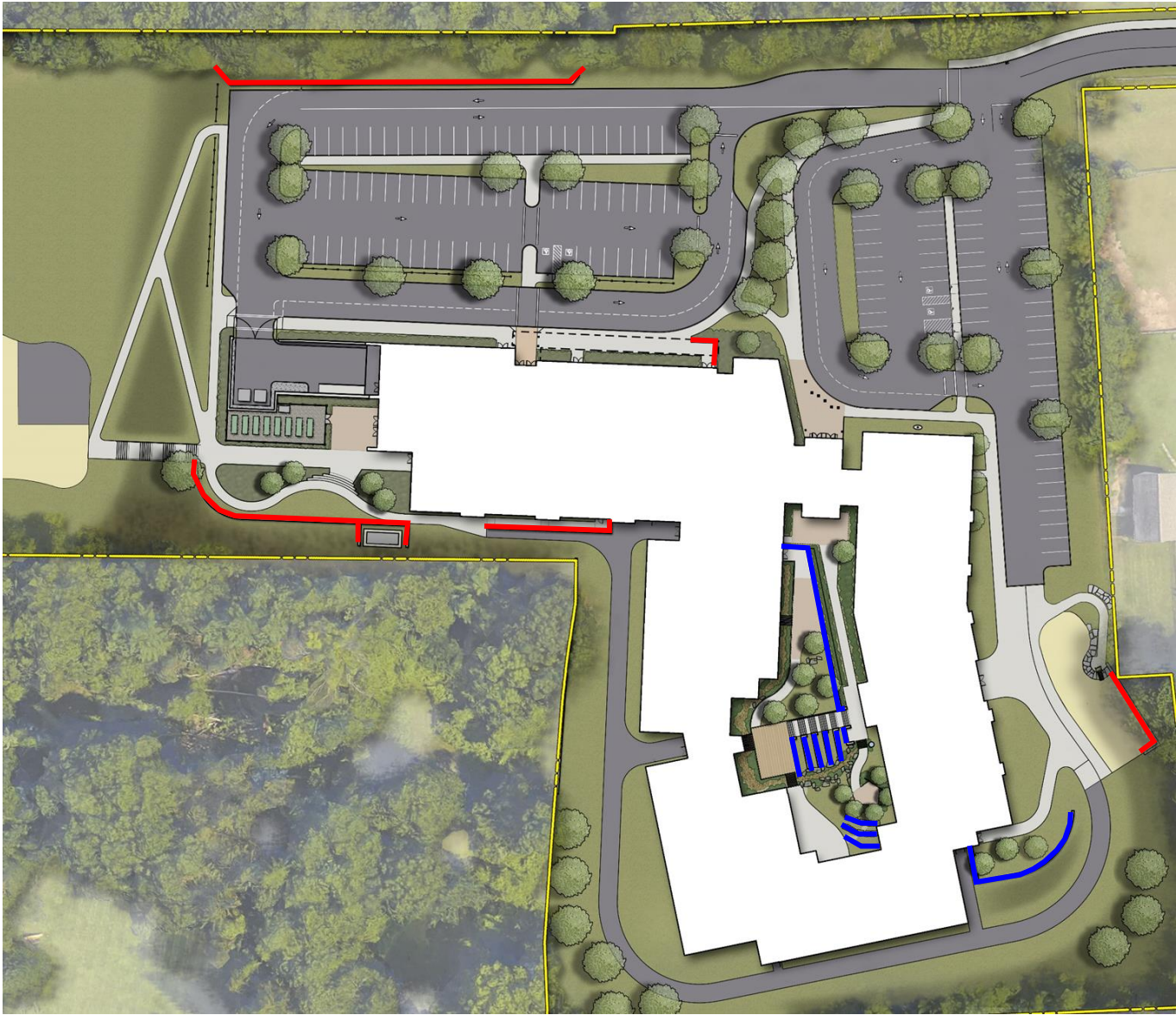
Front: 50'
Side: 35'
Rear: 40'

Wetland Setback:

50'

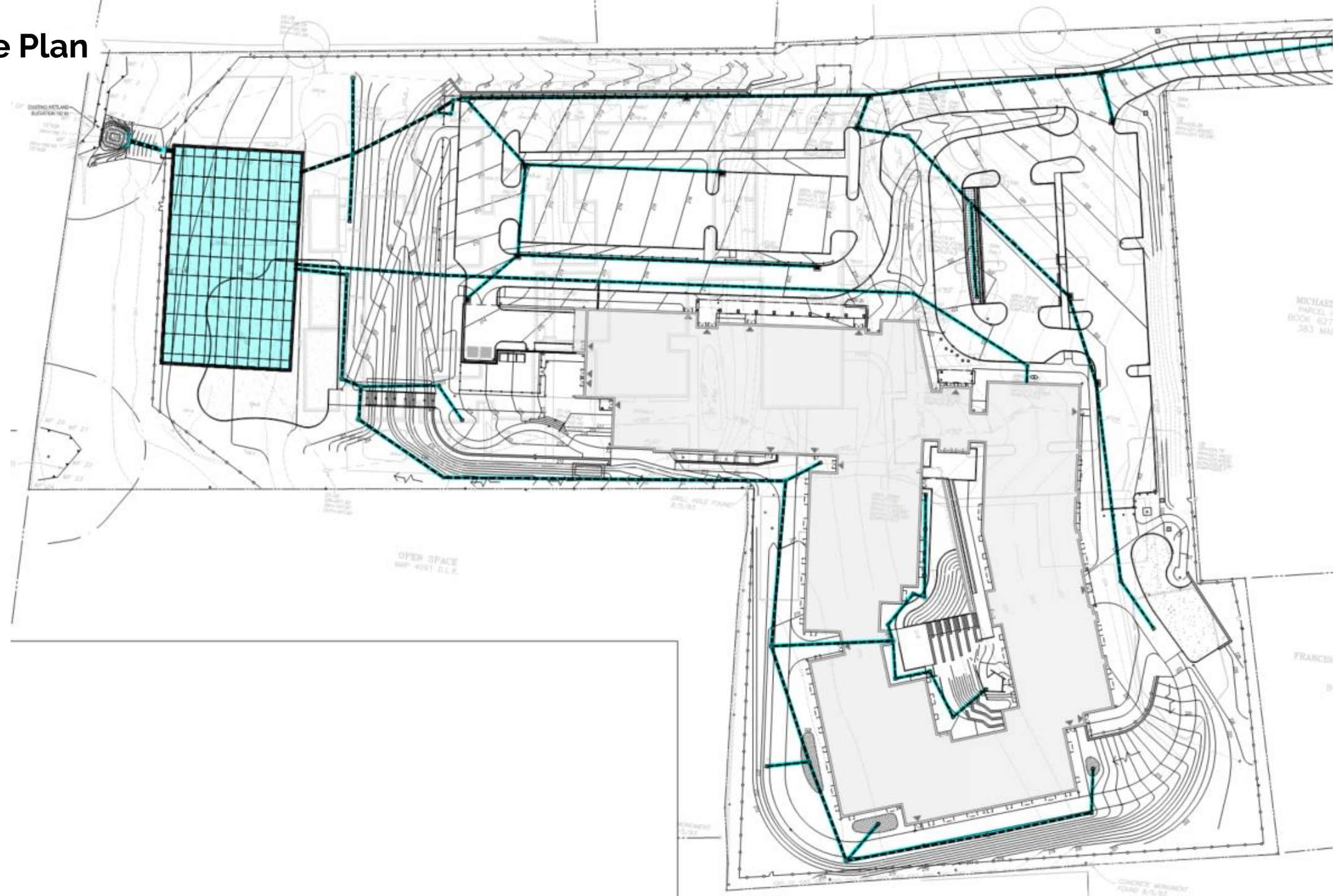


Site Grading

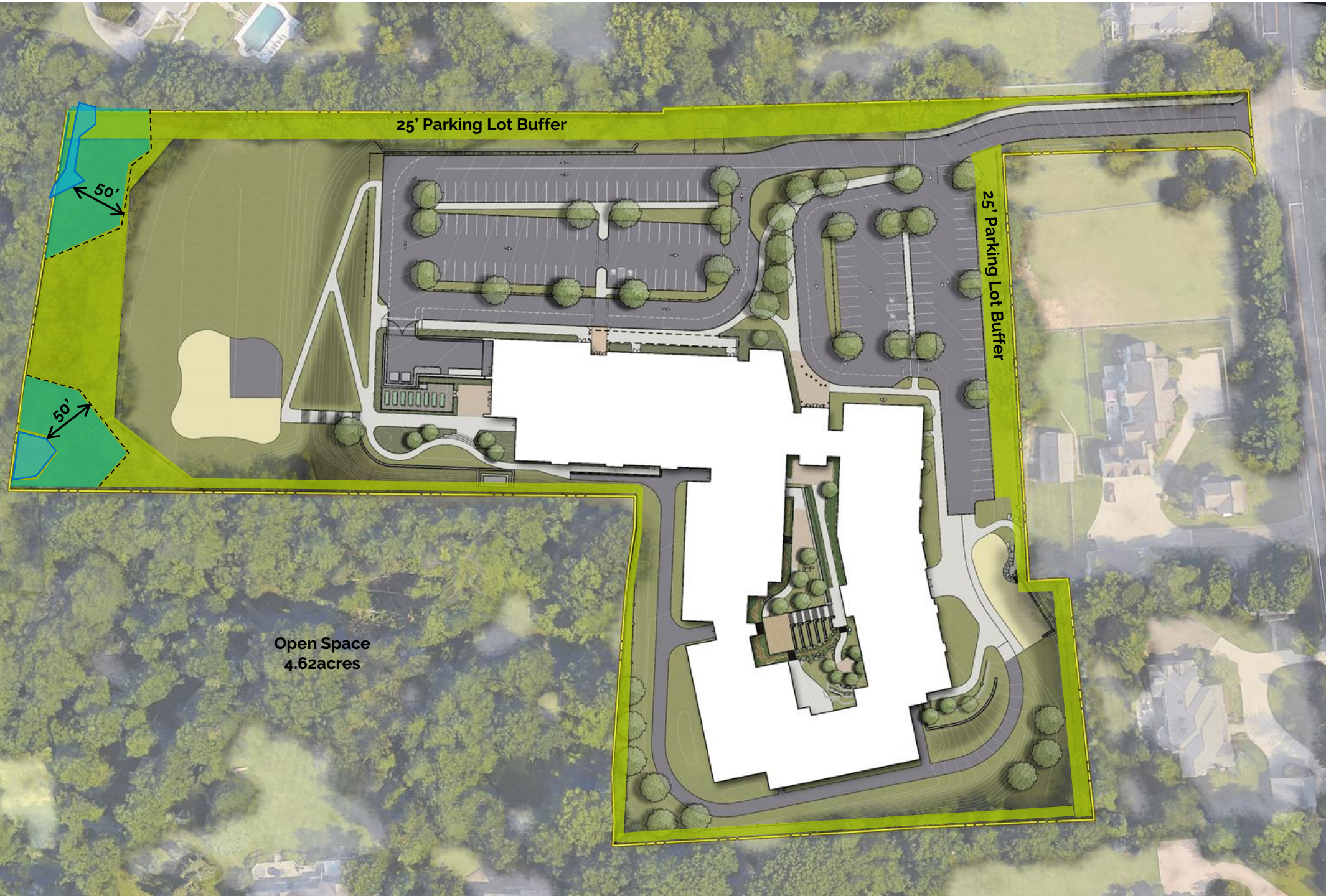


1. 'Outcropping" by Rosetta Stone (indicated on plan in blue)
2. 'Belvedere' by Rosetta Stone (indicated on plan in red)

Site Drainage Plan



Protection of
Existing Buffer
and Parking
Lot Planted
Buffer Zone



LEGEND:
Wetland
May 12, 2020

Representative Deciduous and Evergreen Trees



Existing Tree Identification Marker at Ox Ridge Elementary School



Acer rubrum 'October Glory' – October Glory Red Maple*



Larix laricina – Eastern Larch/Tamarack



Nyssa sylvatica 'Green Gable' – Green Gable Tupelo*



Platanus occidentalis – American Sycamore



Juniperus virginiana – Eastern Red Cedar



Chamaecyparis thyoides – Atlantic White Cedar



Pinus strobus – Eastern White Pine

**Representative
Deciduous
Understory
Flowering Trees**



Cornus mas – Cornelian Cherry
May 12, 2020



Cornus celestial – Celestial Dogwood



Cercis canadensis – Eastern Redbud



Hamamelis vernalis – Vernal
Witchhazel



Oxydendrum arboreum – Sourwood

Representative Deciduous Shrubs

Native plants in structured gardens.

- Once established, no irrigation needed
- Support wildlife like butterflies, birds
- Have an educational component (texture, seasonal interest)



Aronia arbutifolia – Chokeberry



Rudbeckia fuldiga – Black Eyed Susan



Viburnum dentatum 'Blue Muffin' – Blue Muffin Viburnum



Echinacea purpurea – Coneflower



Fothergilla gardenia – Dwarf Fothergilla



Clethra alnifolia – Summersweet



Vaccinium corymbosum – Blueberry



Ilex verticillata 'Red Sprite' – Red Sprite Winterberry

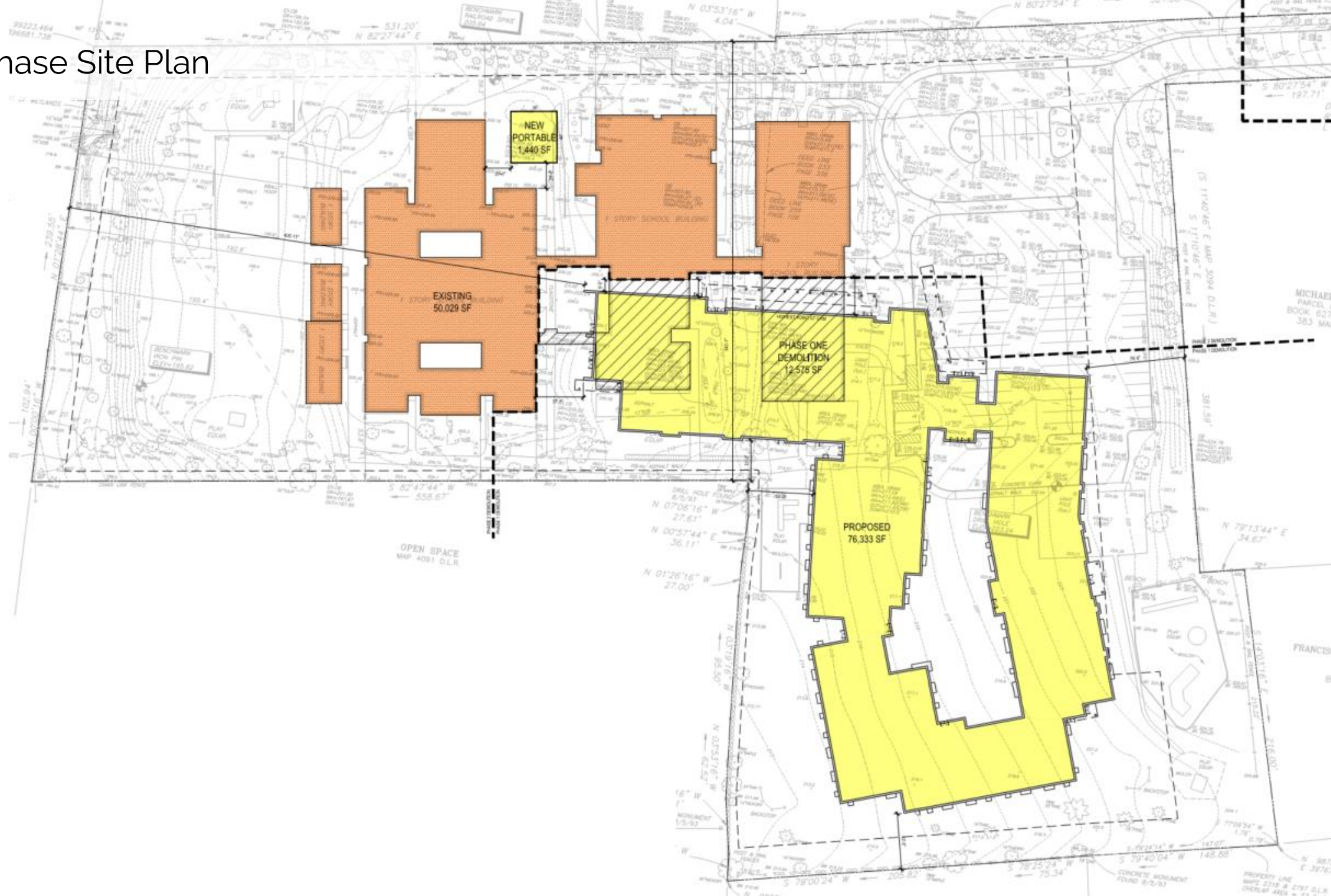


Salix discolor – Pussy Willow

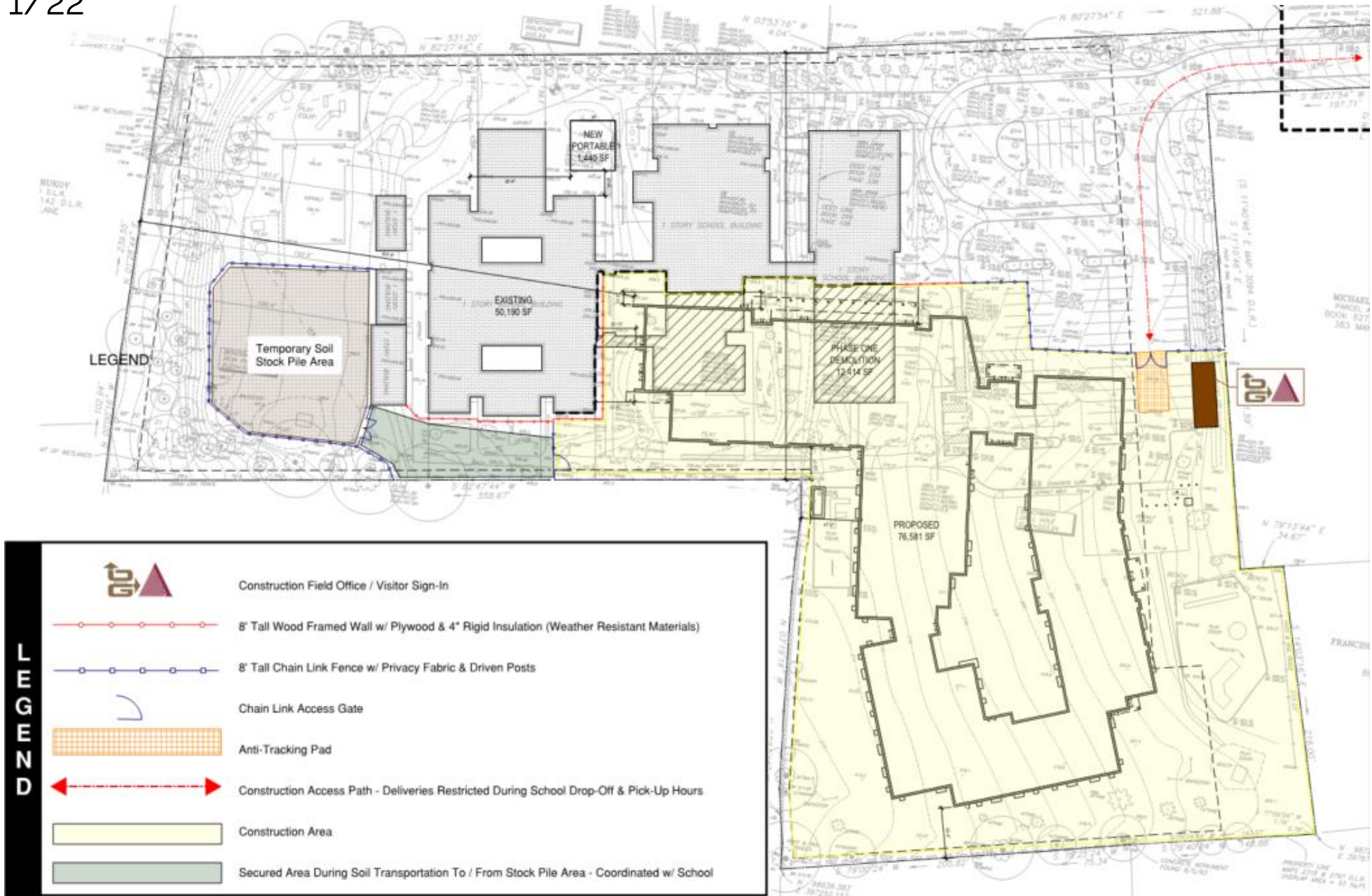
Existing
Site Plan



Enabling Phase Site Plan

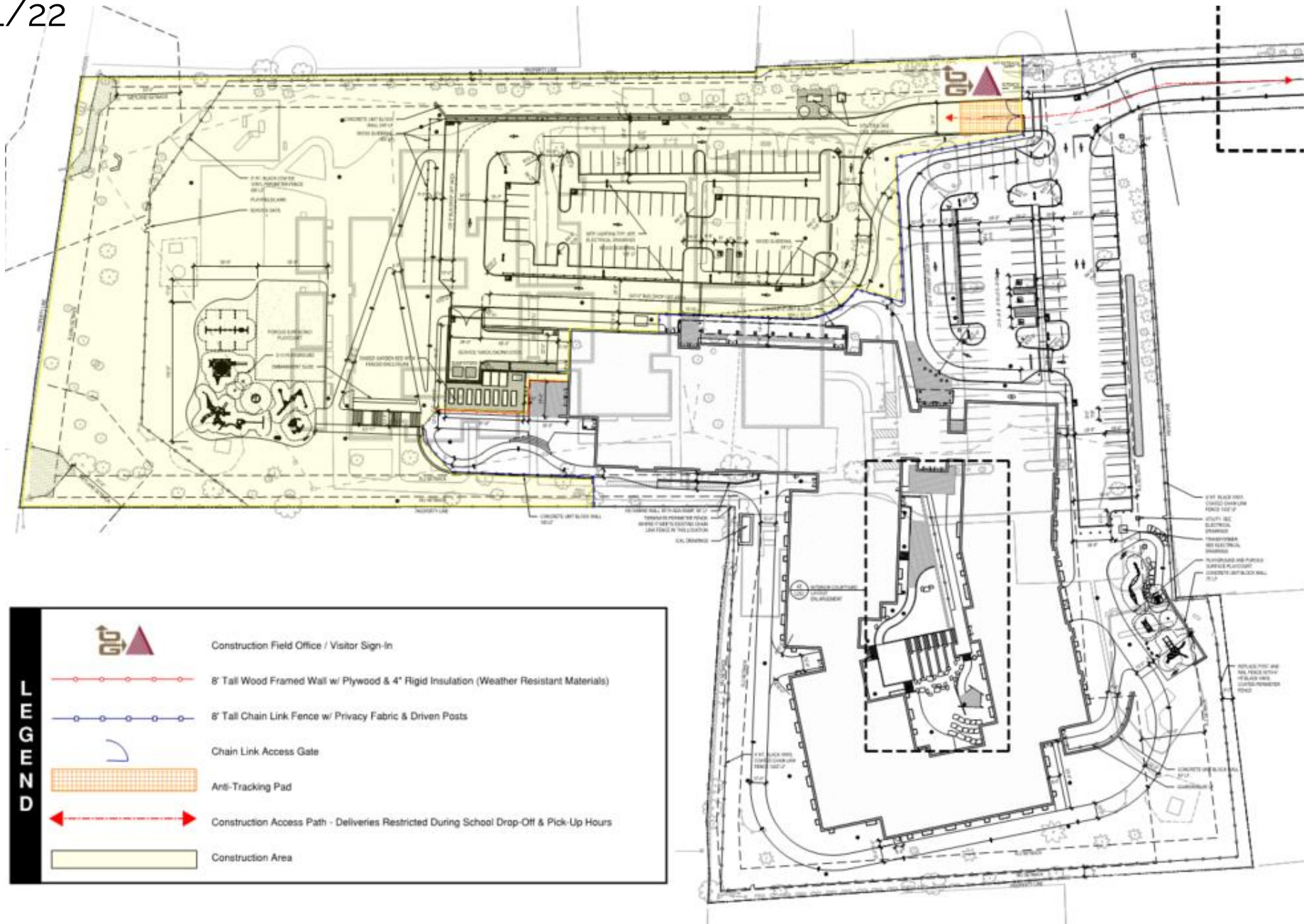


Site Logistics Plan
9/1/20 – 7/1/22



7/1/22 - 12/1/22

7/1/22 - 12/1/22



Proposed Site Plan Parking

Total Need
Parking Spaces
136:

121 (Full/Part Time)
15 Visitors

Proposed Parking
of **140 parking spaces** (including 4 standard and 1 van accessible parking spaces)



Proposed Parent Drop Off

(14) Parallel
queueing spaces
along sidewalk



ADMIN

EARLY
LEARNING
PROGRAM

LEGEND:
Parent Drop Off/Pick Up
Zone


Proposed Bus Loop

Morning Drop Off:
(11) Buses

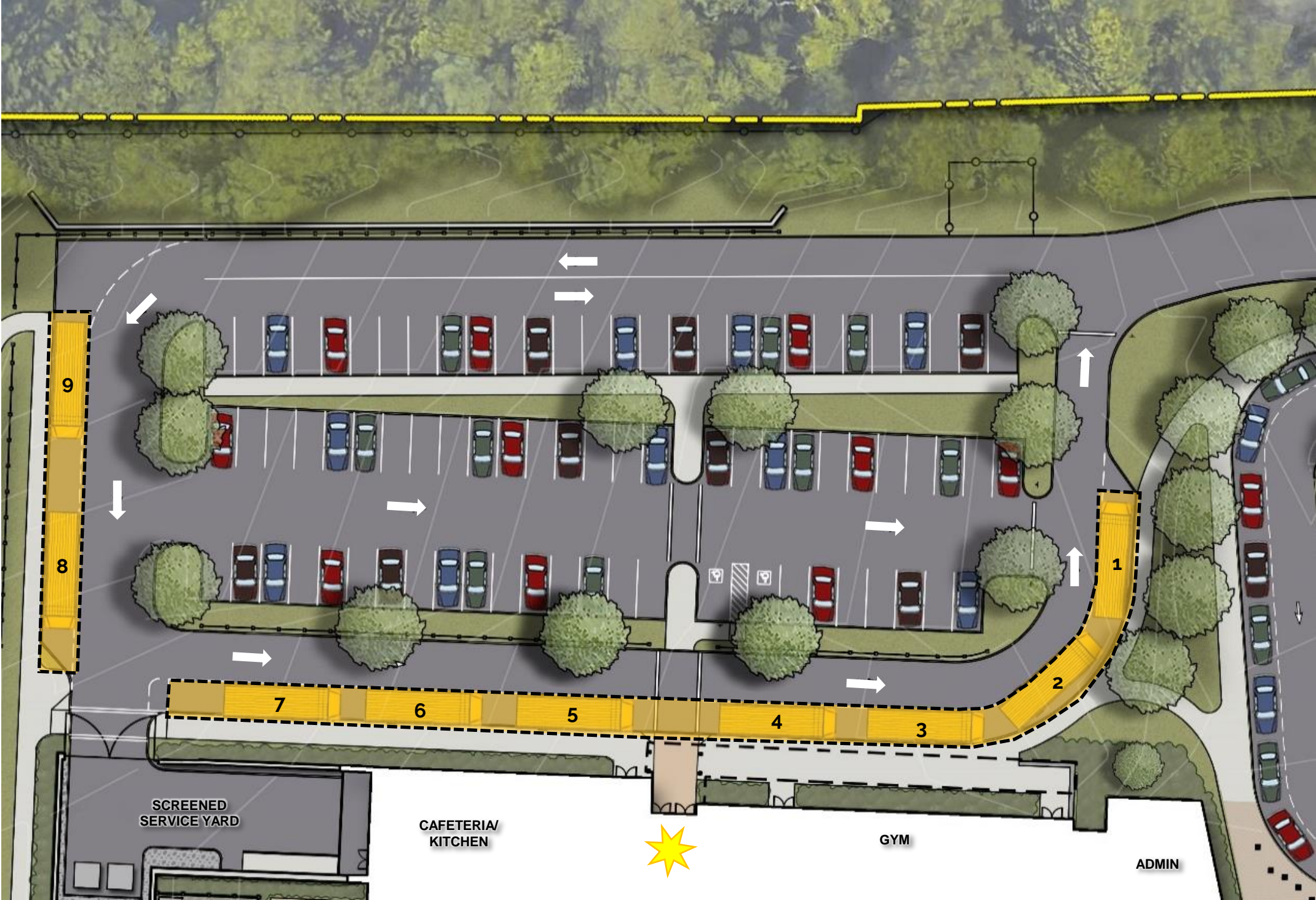
Afternoon Pick Up:
(12) Buses

Special Education
(1-2) Buses

School can load
(9) Buses at one
time

LEGEND:
 Bus Drop Off/Pick Up

May 12, 2020



Event Parking Opportunities

Review of linear feet of curbing (while not impacting fire lane) shows **a potential of 64 additional parallel parking spaces along entrance drive**, drop off areas and interior circulation.

This is based upon the assumption of a policed and monitored circulation, directing traffic and ensuring safety. This could potentially bring the event parking number on site to 204 parking spaces.

LEGEND:

Fire Lane

Potential Event Parking

